



## CITY OF LODI COUNCIL COMMUNICATION

**AGENDA TITLE:** Adopt Resolution Accepting Improvements for Reynolds Ranch Phase 2A On-Site Improvements and Wastewater Trunk Line

**MEETING DATE:** September 7, 2011

**PREPARED BY:** Public Works Director

---

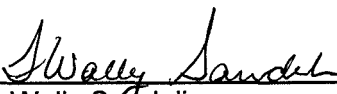
**RECOMMENDED ACTION:** Adopt resolution accepting improvements for Reynolds Ranch Phase 2A on-site improvements and wastewater trunk line.

**BACKGROUND INFORMATION:** Improvements at Reynolds Ranch, Phase 2A have been completed by the developer, Reynolds Ranch Partners, Inc., in substantial conformance with the requirements as approved by City Council on August 18, 2010, and as shown on Drawings No. 010D003-01 through 010D003-14. The wastewater trunk line public improvements were shown on Drawings No. 008D002-01 through 008D002-09.

The on-site public improvements included the modification of the public water main within the Reynolds Ranch Shopping Center site. The 24-inch wastewater trunk line public improvements were installed south of the shopping center and west of the Blue Shield property. The wastewater trunk line was installed in anticipation for a future trunk line that will extend west to Lower Sacramento Road, north along Extension Road, west along Harney Lane and then connect into the existing 48-inch wastewater outfall line. The wastewater trunk line is not being used by the developer and will not be in use until further development occurs south of Harney Lane.

**FISCAL IMPACT:** The developer's warranty period of two years will begin on the date of Council acceptance. There will be a slight increase in long-term maintenance costs for public infrastructure.

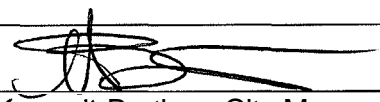
**FUNDING AVAILABLE:** Not applicable.

  
F. Wally Sandelin  
Public Works Director

Prepared by Chris Boyer, Junior Engineer  
cc: Senior Engineering Technician  
Reynolds Ranch Partners, Inc.

---

APPROVED:

  
Konradt Bartlam, City Manager

RESOLUTION NO. 2011-140

A RESOLUTION OF THE LODI CITY COUNCIL  
ACCEPTING IMPROVEMENTS FOR REYNOLDS  
RANCH PHASE 2A ON-SITE IMPROVEMENTS AND  
WASTEWATER TRUNK LINE, AS COMPLETED BY  
REYNOLDS RANCH PARTNERS, INC.

=====

The City Council of the City of Lodi finds:

That all improvements for Reynolds Ranch Phase 2A on-site improvements have been completed by the developer, Reynolds Ranch Partners, Inc., in substantial conformance with the requirements as shown on Drawing Nos. 010D003-01 through 010D003-14 on file in the Public Works Department, and as specifically set forth in the requirements approved by the City Council on August 18, 2010. The on-site public improvements included the modification of the public water main within the Reynolds Ranch Shopping Center site.

The 24-inch wastewater trunk line public improvements were installed south of the shopping center and west of the Blue Shield property as shown on Drawing Nos. 008D002-01 through 008D002-09 on file in the Public Works Department.

Dated: September 7, 2011

=====


I hereby certify that Resolution No. 2011-140 was passed and adopted by the City Council of the City of Lodi in a regular meeting held September 7, 2011, by the following vote:

AYES: COUNCIL MEMBERS – Hansen, Katzakian, Mounce, Nakanishi,  
and Mayor Johnson

NOES: COUNCIL MEMBERS – None

ABSENT: COUNCIL MEMBERS – None

ABSTAIN: COUNCIL MEMBERS – None

  
RANDI JOHL  
City Clerk

CITY COUNCIL

BOB JOHNSON, Mayor  
JOANNE L. MOUNCE,  
Mayor Pro Tempore  
LARRY D. HANSEN  
PHIL KATZAKIAN  
ALAN NAKANISHI

# CITY OF LODI

## PUBLIC WORKS DEPARTMENT

CITY HALL, 221 WEST PINE STREET  
P.O. BOX 3006  
LODI, CALIFORNIA 95241-1910  
(209) 333-6706  
FAX (209) 333-6710  
EMAIL [pwdept@lodi.gov](mailto:pwdept@lodi.gov)  
<http://www.lodi.gov>

KONRADT BARTLAM  
City Manager  
RANDI JOHL  
City Clerk  
D. STEVEN SCHWABAUER  
City Attorney  
F. WALLY SANDELIN  
Public Works Director

September 1, 2011

Reynolds Ranch Partners, Inc.  
1420 S. Mills Avenue, Ste. M  
Lodi, CA 95242

SUBJECT: Adopt Resolution Accepting Improvements for Reynolds Ranch Phase 2A  
On-Site Improvements and Wastewater Trunk Line

Enclosed is a copy of background information on an item on the City Council agenda of Wednesday, September 7, 2011. The meeting will be held at 7 p.m. in the City Council Chamber, Carnegie Forum, 305 West Pine Street.

This item is on the consent calendar and is usually not discussed unless a Council Member requests discussion. The public is given an opportunity to address items on the consent calendar at the appropriate time.

If you wish to write to the City Council, please address your letter to City Council, City of Lodi, P. O. Box 3006, Lodi, California, 95241-1910. Be sure to allow time for the mail. Or, you may hand-deliver the letter to City Hall, 221 West Pine Street.

If you wish to address the Council at the Council Meeting, be sure to fill out a speaker's card (available at the Carnegie Forum immediately prior to the start of the meeting) and give it to the City Clerk. If you have any questions about communicating with the Council, please contact Randi Johl, City Clerk, at 333-6702.

If you have any questions about the item itself, please call Chris Boyer, Junior Engineer, at 333-6800, extension 3321.



for: F. Wally Sandelin  
Public Works Director

FWS/pmf

Enclosure

cc: City Clerk